Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

37-12 - Special Screening for Lower Density Growth Management Areas in Staten Island

File generated by https://zr.planning.nyc.gov on 11/25/2026

37-12 - Special Screening for Lower Density Growth Management Areas in Staten Island

LAST AMENDED
12/6/2023

In all C1, C2 and C4-1 Districts in the Borough of Staten Island, all ***developments*** or ***enlargements*** containing non-***residential uses*** shall be screened from adjoining ***zoning lots*** containing only ***residential uses*** by a planting strip at least five feet wide along the common ***side lot line***, densely planted with evergreen shrubs at least four feet high at time of planting and of a variety expected to reach a height of six feet within three years. No chain link fences shall be permitted. However, no such screening shall be required where both such ***buildings*** front upon a ***street line*** that forms the boundary of a ***block*** front mapped entirely as a ***Commercial District***.